

RECEIVED
PLANNING DEPARTMENT
JUN 18 2025
TOWN OF YORKTOWN

LEGEND

- 1

MASONRY ENTRY COLUMNS WITH SIGNAGE
- 2

DECORATIVE 'X' PANEL WOOD FENCING
- 3

ENLARGED STORMWATER BASIN
- 4

DECORATIVE FLUSH BITUMINOUS PAVING
- 5

FLUSH GRANITE COBBLE APRONS (TYP.)
- 6

RESTORED EXISTING LAWN SLOPE TO WILDFLOWER MEADOW WITH NATIVE PIONEER SPECIES TREES
- 7

EXISTING STORMWATER BASIN
- 8

OUTDOOR SCULPTURE
- 9

MAINTAIN EXISTING ACCESS TO STORMWATER BASINS
- 10

MEDIAN PLANTED WITH PERENNIALS (TYP.)
- 11

BUILDING ENTRANCE PLAZA WITH BLUESTONE PAVERS AND SEATING

12

GROVE OF NATIVE DOGWOOD TREES

13

EXISTING PARKING AREAS TO REMAIN

14

SITE LIGHTING (TYP.)

15

NEW DROP-OFF/ PICK-UP ACCESS WITH PERMEABLE PARKING SPACES

16

BRICK WALKWAY WITH BENCHES AND RAISED PLANTERS

17

ROADWAY FOR BUILDING ACCESS

18

CENTRAL COURTYARD AMENITY SPACE (SEE ENLARGEMENT)

19

CONCRETE SIDEWALKS LINK PARKING TO BUILDING AND AMENITY SPACES

20

LAYERS OF BUILDING FOUNDATION PLANTINGS CREATE THREE SEASON COLOR AND TEXTURE

21

OUTDOOR RECREATIONAL AMENITY AREA (SEE ENLARGEMENT)

1/28/2013 5:00:14 PM File Path

BEINFELD ARCHITECTURE
11 CHESTNUT STREET | SOUTH NORWALK CT | 203 838 5789

#	REVISION	DATE
REVISION SCHEDULE		

ISSUE SET

CONSULTANT



195 CHURCH STREET, 7TH FLOOR
NEW HAVEN, CT 06510
203-344-7887
SLRCONSULTING.COM

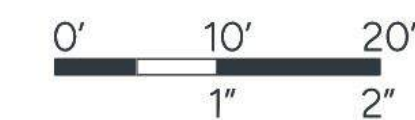
PROJECT	AMS YORKTOWN
ADDRESS	800 E. Main Street Yorktown Heights, NY
DWG TITLE	Site Landscaping Plan Rendering
JOB NO.	21543.00007
DATE	18 June, 2025
SCALE	1" = 40'-0"
DRAWN BY	SD

LSR



LEGEND

- 1 FAUX WOOD PAVER PLAZA SPACE WITH UPHOLSTERED SEATING
- 2 BLUESTONE PAVERS
- 3 COLUMNAR DECIDUOUS TREES SHAPED INTO HEDGE
- 4 (4) FABRIC POOL CABANAS
- 5 GROVE OF ASPEN TREES
- 6 SYNTHETIC TURF SUNNING AREA WITH FLOWERING ANNUALS AND WATER FEATURE
- 7 25' X 40' POOL WITH FAUX WOOD BRIDGE FEATURE OVERLOOKING SPILLWAY/ WATERFALL
- 8 (44) CHAISE LOUNGES
- 9 ENTERTAINMENT SPACE WITH OUTDOOR KITCHEN, DINING AREAS, POOL TABLE, AND FIREPLACE
- 10 EVERGREEN SHRUB SCREENING ALONG UNIT PATIOS (TYP.)
- 11 RAMP RUNS BETWEEN TWO DECORATIVE STONE RETAINING WALLS. PROVIDE LIGHTING AND MASONRY ART PANELS IN WALL
- 12 CURVED GRANITE STAIRWAY LEADS TO MEANDERING ALPINE PATH. TRELLIS WITH CLIMBING HYDRANGEA CREATES A UNIQUE GATEWAY
- 13 INTIMATE GATHERING SPACE WITH BUILT-IN WOOD BENCH, FIRE PIT, AND ADIRONDACK CHAIRS. BOULDERS RETAIN THE GRADE AND PROVIDE VIEWS TO THE SOUTH
- 14 WILDFLOWER MEADOW PLANTED ON HILLSIDE
- 15 STONE VENEER RETAINING WALL WITH GLASS PANEL POOL ENCLOSURE FENCE
- 16 THIN OPENING IN WALL RELEASES LINEAR WATERFALL SPILLWAY. SPILLWAY APPEARS TO COME FROM POOL AND SPILLS INTO SMALL POND
- 17 INTIMATE SEATING AREA NESTLED INTO HILLSIDE WITH BOULDER RETAINMENT
- 18 FAUX BRIDGE FEATURE
- 19 NATURAL FIELDSTONE WALLS WITH GRANITE STAIRS
- 20 ROMANTIC BENCH VIEWING PLATFORM OVERLOOKING THE MEADOW
- 21 RETREAT HAMMOCK SPACE UNDERNEATH THE ASPEN TREES
- 22 OPEN LAWN PLAY SPACE WITH OUTDOOR GAMES, AND HAMMOCKS
- 23 PAVER PLAZA WITH COLORFUL ADIRONDACK SEATING PROVIDES VIEWS OF THE WATERFALL AND WILDFLOWER MEADOW.
- 24 FOOTPATH "TRAIL" CONNECTION THROUGH LANDSCAPE
- 25 WOOD DECK GATHERING AREAS AT SLIGHTLY DIFFERENT ELEVATIONS APPEAR TO FLOAT WITHIN THE WILDFLOWER MEADOW WITH BOULDERS RETAINING THE HILLSIDE SLOPE. PLACE UPHOLSTERED FURNITURE AND TWO FIREPITS IN DESIGNATED PLATFORMS.
- 26 BLUESTONE ENTRY SPACE WITH ROUND TABLES
- 27 PASSIVE LAWN AREA FOR YOGA AND FITNESS CLASSES
- 28 WOOD SOLID BOARD FENCE



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SEAL

PROJECT
AMS YORKTOWN
ADDRESS
**800 E. Main Street
Yorktown Heights, NY**
DWG TITLE
Courtyard Layout

JOB NO.
21543.00007
DATE
18 June, 2025
SCALE
1" = 10'-0"
DRAWN BY
SD

LS-3



LEGEND

- 1 COLORED/ TEXTURED CROSSWALK
- 2 STAIRS AND DECORATIVE FIELDSTONE WALLS PROVIDE ACCESS TO UPPER LEVEL
- 3 ADA RAMP (5%) ACCESS TO SPORT COURTS AND COMMUNITY GARDEN
- 4 BLUESTONE PATIO SPACE WITH FIRE PIT AND SEATING
- 5 OPEN LAWN SPACE FOR LAWN GAMES OR SIMPLY LYING ON A BLANKET FOR SUNNING
- 6 TWO SPECTATOR SEATING AREAS WITH SHADE PERGOLAS
- 7 PICKLEBALL COURT
- 8 PUTTING GREEN CENTERED ON ENTRANCE WITH AN EVERGREEN HEDGE BACKDROP AND LOW FLOWERING TREES
- 9 TENNIS COURT WITH RETAINING WALL
- 10 BOULDER RETAINING WALL
- 11 EVERGREEN TREES TO REMAIN
- 12 COMMUNITY GARDEN WITH ROWS OF RASPBERRIES AND BLUEBERRIES, RAISED VEGETABLE BEDS AND A 10' X 12' GARDEN SHED. ENCLOSE AREA WITH DEER FENCE

BEINFELD ARCHITECTURE
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195 CHURCH STREET, 7TH FLOOR
NEW HAVEN, CT 06510
203-344-7887
SLRCONSULTING.COM

SEAL

PROJECT
AMS YORKTOWN
ADDRESS
**800 E. Main Street
Yorktown Heights, NY**
DWG TITLE
**Outdoor Recreational
Area and Enlargement**

JOB NO.
21543.00007
DATE
18 June, 2025
SCALE
1" = 10'-0"
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SD

LS-4



PLANTING NOTES

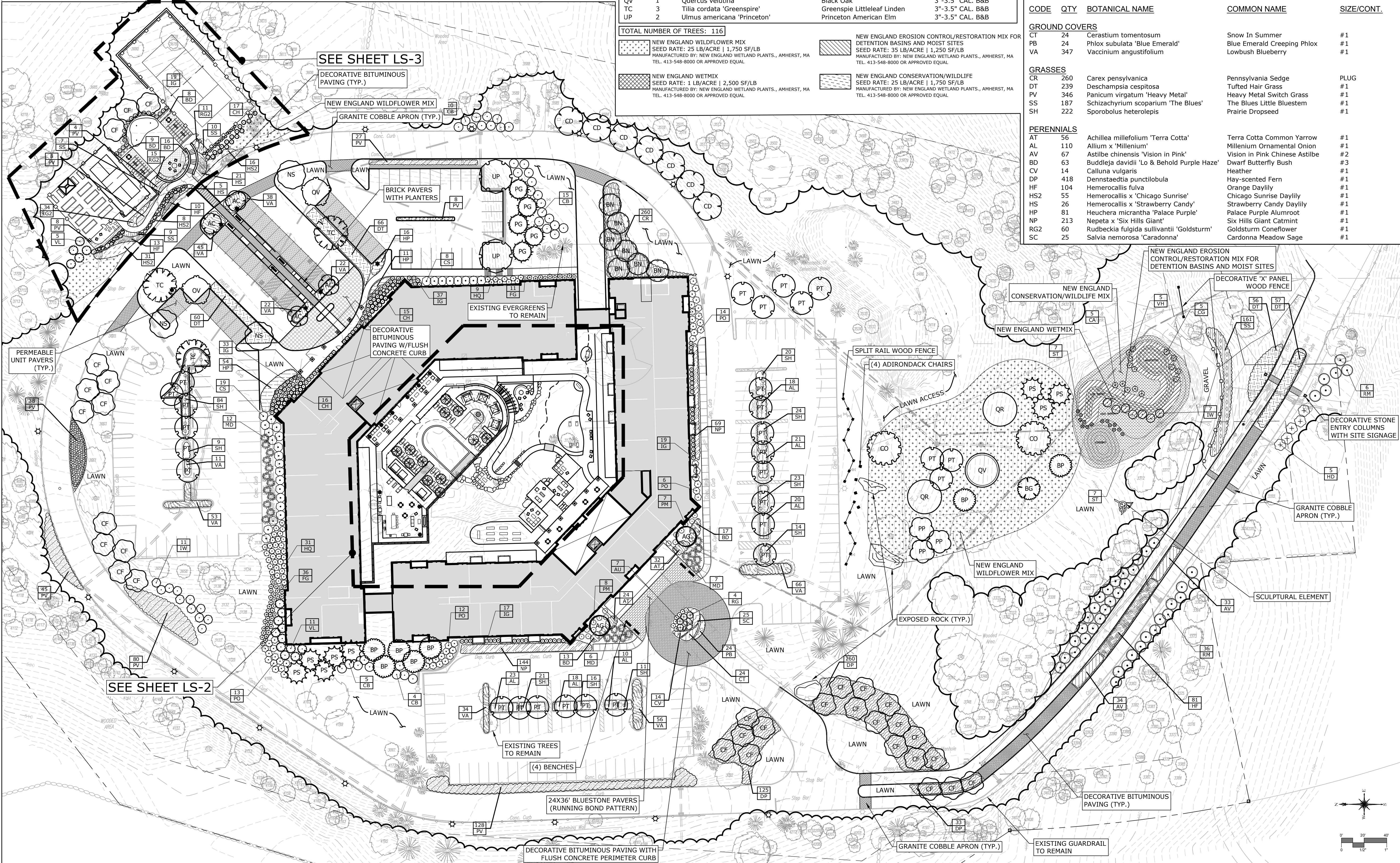
1. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO EXCAVATING PLANT PITTS.
2. SEED ALL DISTURBED AREAS TO LAWN UNLESS OTHERWISE NOTED. THE CONTRACTOR SHALL PROVIDE A 6" MINIMUM DEPTH OF SCREENED TOPSOIL, AS SPECIFIED, FOR ALL LAWN AREAS.
3. ALL PLANTING BEDS SHALL HAVE 12" MINIMUM DEPTH OF TOPSOIL.
4. THE CONTRACTOR SHALL PROVIDE A 4" MIN. DEPTH OF SHREDDED BARK MULCH OVER ALL PLANTING BEDS AND TREE PLANTINGS. MULCHED PLANT BEDS SHALL EXTEND 12" FURTHER THAN THE ADJACENT PLANTINGS. NO DYED MULCH.
5. PLANT SPECIES MAY BE ADJUSTED BASED ON AVAILABILITY AT TIME OF PLANTING. ALL PLANT MATERIAL SUBSTITUTIONS ARE SUBJECT TO REVIEW AND APPROVAL BY THE LANDSCAPE ARCHITECT.
6. ALL PLANT MATERIALS SHALL CARRY A FULL GUARANTEE FOR A PERIOD OF ONE YEAR FROM THE DATE OF ACCEPTANCE, TO INCLUDE PROMPT TREATMENT OR REMOVAL AND REPLACEMENT OF ANY PLANTS FOUND TO BE IN AN UNHEALTHY CONDITION BY THE LANDSCAPE ARCHITECT. ALL REPLACEMENTS SHALL BE OF THE SAME KIND AND SIZE OF PLANTS SPECIFIED IN THE PLANT LIST.
7. MAINTENANCE SHALL BEGIN IMMEDIATELY AFTER PLANTING AND SHALL CONTINUE UNTIL ACCEPTANCE BY THE LANDSCAPE ARCHITECT AT THE END OF THE WARRANTY PERIOD. MAINTENANCE SHALL INCLUDE WATERING, MULCHING, TIGHTENING & REPLACING OF GUYS, REPLACEMENT OF SICK OR DEAD PLANTS, RESETTling PLANTS TO PROPER GRADE OR UPRIGHT (PLUMB) POSITION, RESTORATION OF SAUCERS, AND ALL OTHER CARE NEEDED FOR PROPER GROWTH OF THE PLANTS.
8. WHERE A SIZE RANGE IS SPECIFIED AT LEAST 50% OF PLANTS PROVIDED SHALL BE OF THE LARGER SIZE.
9. CONTRACTOR TO REMOVE TREE STAKES AFTER ONE GROWING SEASON.

PLANT SCHEDULE

CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE
TREES				
AG	2	Acer griseum	Paperbark Maple	2.5"-3" CAL. B&B
AC	4	Amelanchier canadensis	Canadian Serviceberry	2"-2.5" CAL. B&B
BN	7	Betula nigra	River Birch Multi-Trunk	2.5"-3" CAL. B&B
BP	7	Betula papyrifera	Paper Birch	3"-3.5" CAL. B&B
BG	1	Betula populifolia	Gray Birch	2"-2.5" CAL. B&B
CO	2	Carya ovata	Shagbark Hickory	3"-3.5" CAL. B&B
CD	7	Cornus alternifolia	Pagoda Dogwood	2"-2.5" CAL. B&B
CF	32	Cornus florida	Flowering Dogwood	2"-2.5" CAL. B&B
NS	3	Nyssa sylvatica	Tupelo	2.5"-3" CAL. B&B
OV	2	Ostrya virginiana	American Hophornbeam	3"-3.5" CAL. B&B
PG	5	Picea glauca	White Spruce	6'/7' HT. B&B
PS	8	Pinus strobus	White Pine	6'/7' HT. B&B
PT	28	Populus tremuloides	Quaking Aspen	2.5"-3" CAL. B&B
PP	3	Prunus pensylvanica	Pin Cherry	2"-2.5" CAL. B&B
QR	2	Quercus rubra	Northern Red Oak	3"-3.5" CAL. B&B
QV	1	Quercus velutina	Black Oak	3"-3.5" CAL. B&B
TC	3	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	3"-3.5" CAL. B&B
UP	2	Ulmus americana 'Princeton'	Princeton American Elm	3"-3.5" CAL. B&B

TOTAL NUMBER OF TREES: 116		NEW ENGLAND EROSION CONTROL/RESTORATION MIX FOR DETENTION BASINS AND MOIST SITES SEED RATE: 35 LB/ACRE 1,250 SF/LB MANUFACTURED BY: NEW ENGLAND WETLAND PLANTS, AMHERST, MA TEL. 413-548-8000 OR APPROVED EQUAL	
NEW ENGLAND WILDFLOWER MIX SEED RATE: 25 LB/ACRE 1,750 SF/LB MANUFACTURED BY: NEW ENGLAND WETLAND PLANTS, AMHERST, MA TEL. 413-548-8000 OR APPROVED EQUAL		NEW ENGLAND CONSERVATION/WILDLIFE SEED RATE: 25 LB/ACRE 1,750 SF/LB MANUFACTURED BY: NEW ENGLAND WETLAND PLANTS, AMHERST, MA TEL. 413-548-8000 OR APPROVED EQUAL	
NEW ENGLAND WETMIX SEED RATE: 1 LB/ACRE 2,500 SF/LB MANUFACTURED BY: NEW ENGLAND WETLAND PLANTS, AMHERST, MA TEL. 413-548-8000 OR APPROVED EQUAL			

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	SIZE/CONT.
AU	7	Arctostaphylos uva ursi	Bearberry		#3
CS	27	Calycanthus floridus	Sweetshrub		#6
CH	48	Clethra alnifolia 'Hummingbird'	Hummingbird Summersweet		#3
CA	5	Cornus amomum	Silky Dogwood		#2
CG	5	Cornus racemosa	Gray Dogwood		#6
CB	34	Cornus sericea 'Bailey'	Bayley's Red Twig Dogwood		#6
FG	47	Fothergilla gardenii	Dwarf Fothergilla		#3
HD	5	Hamamelis x intermedia 'Diane'	Diane Witch Hazel		4'/5' HT.
HQ	40	Hydrangea quercifolia 'Ruby Slippers'	Ruby Slippers Oakleaf Hydrangea		#3
IG	125	Ilex glabra 'Shamrock'	Shamrock Inkberry Holly		#3
IW	18	Ilex verticillata	Winterberry		#6
MD	25	Microbiota decussata	Siberian Carpet Cypress		#2
PO	45	Physocarpus opulifolius 'Seward'	Summer Wine@ Ninebark		#3
PM	15	Pinus mugo	Mugo Pine		#3
RM	42	Rhododendron maximum	Rosebay Rhododendron		4'/5' HT.
RG	4	Rhus aromatica 'Gro-Low'	Gro-Low Fragrant Sumac		#3
ST	14	Spiraea tomentosa	Steeplebush		#1
VH	5	Vaccinium corymbosum	Highbush Blueberry		#6
VL	16	Viburnum lentago	Nannyberry		4'/5' HT.
GROUND COVERS					
CT	24	Cerastium tomentosum	Snow In Summer		#1
PB	24	Phlox subulata 'Blue Emerald'	Blue Emerald Creeping Phlox		#1
VA	347	Vaccinium angustifolium	Lowbush Blueberry		#1
GRASSES					
CR	260	Carex pensylvanica	Pennsylvania Sedge		PLUG
DT	239	Deschampsia cespitosa	Tufted Hair Grass		#1
PV	346	Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass		#1
SS	187	Schizachyrium scoparium 'The Blues'	The Blues Little Bluestem		#1
SH	222	Sporobolus heterolepis	Prairie Dropseed		#1
PERENNIALS					
AT	56	Achillea millefolium 'Terra Cotta'	Terra Cotta Common Yarrow		#1
AL	110	Allium x 'Millenium'	Millenium Ornamental Onion		#1
AV	67	Astilbe chinensis 'Vision in Pink'	Vision in Pink Chinese Astilbe		#2
BD	63	Buddleja davidii 'Lo & Behold Purple Haze'	Dwarf Butterfly Bush		#3
CV	14	Calluna vulgaris	Heather		#1
DP	418	Dennstaedtia punctilobula	Orange Daylily		#1
HF	104	Hemerocallis fulva	Chicago Sunrise Daylily		#1
HS	55	Hemerocallis x 'Chicago Sunrise'	Strawberry Candy Daylily		#1
HS2	26	Hemerocallis x 'Strawberry Candy'	Palace Purple Alumroot		#1
HP	81	Heuchera micrantha 'Palace Purple'	Six Hills Giant Catmint		#1
NP	213	Neopeta x 'Six Hills Giant'	Goldsturm Coneflower		#1
RG2	60	Rudbeckia fulgida sullivantii 'Goldsturm'	Cardonna Meadow Sage		#1
SC	25	Salvia nemorosa 'Caradonna'			



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SEAL

PROJECT
AMS YORKTOWN

ADDRESS
800 E. Main Street
Yorktown Heights, NY
DWG TITLE
Site Landscaping Plan

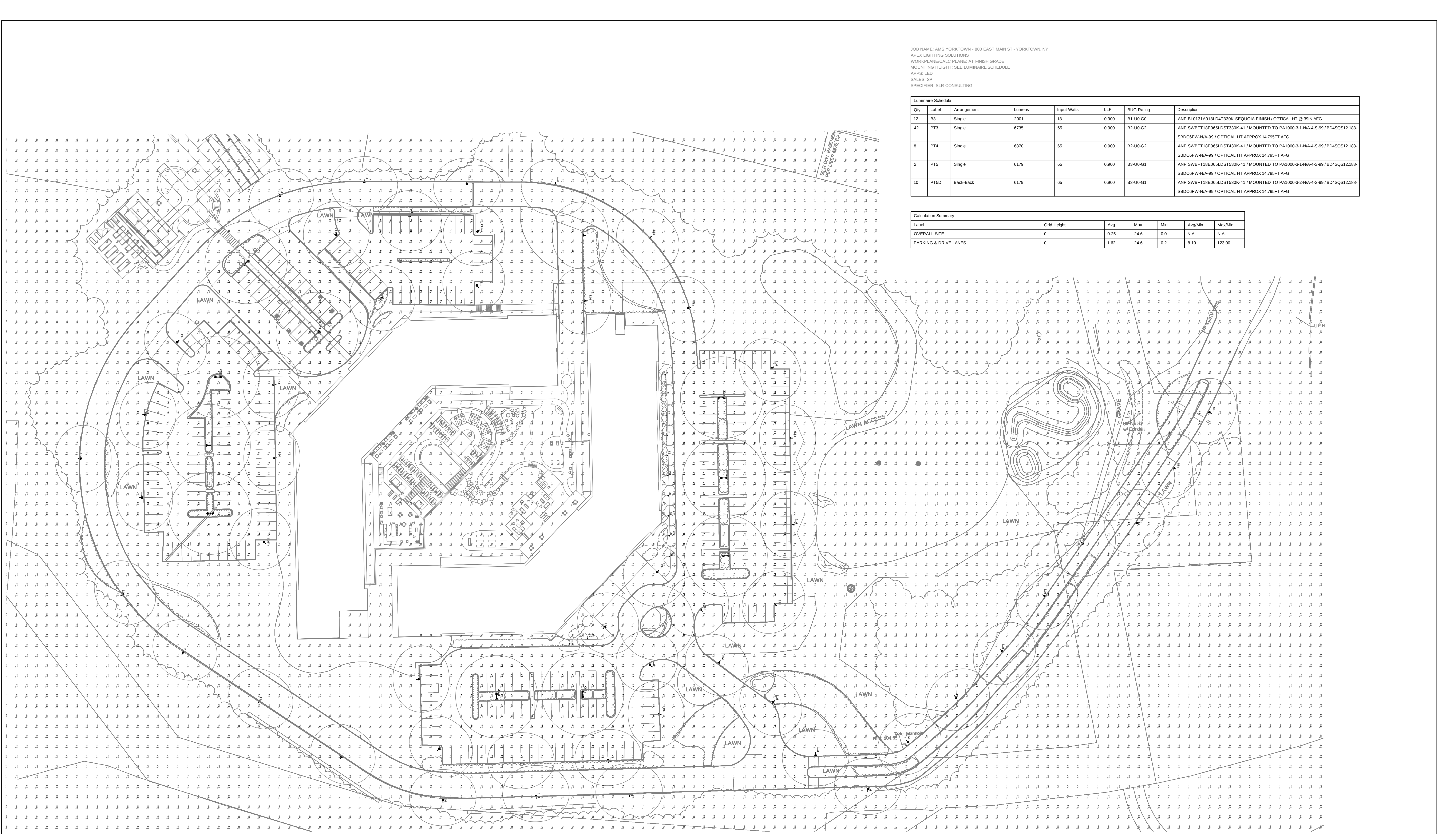
JOB NO.
21543.00007

DATE
18 June, 2025

SCALE
1" = 40'-0"

DRAWN BY
SD

LS-1



JOB NAME: AMS YORKTOWN - 800 EAST MAIN ST - YORKTOWN, NY
APEX LIGHTING SOLUTIONS
WORKPLANE/CALC PLANE: AT FINISH GRADE
MOUNTING HEIGHT: SEE LUMINAIRE SCHEDULE
APPS: LED
SALES: SP
SPECIFIER: SLR CONSULTING

Luminaire Schedule							
Qty	Label	Arrangement	Lumens	Input Watts	LLF	BUG Rating	Description
12	B3	Single	2001	18	0.900	B1-U0-G0	ANP BL0131A018LD4T330K-SEQUOIA FINISH / OPTICAL HT @ 39IN AFG
42	PT3	Single	6735	65	0.900	B2-U0-G2	ANP SW8FT18E065LDS7330K-41 / MOUNTED TO PA1000-3-1-N/A-4-S-99 / BD4SQS12.188- SBD0CFW-N/A-99 / OPTICAL HT APPROX 14.795FT AFG
8	PT4	Single	6870	65	0.900	B2-U0-G2	ANP SW8FT18E065LDS7330K-41 / MOUNTED TO PA1000-3-1-N/A-4-S-99 / BD4SQS12.188- SBD0CFW-N/A-99 / OPTICAL HT APPROX 14.795FT AFG
2	PT5	Single	6179	65	0.900	B3-U0-G1	ANP SW8FT18E065LDS7330K-41 / MOUNTED TO PA1000-3-1-N/A-4-S-99 / BD4SQS12.188- SBD0CFW-N/A-99 / OPTICAL HT APPROX 14.795FT AFG
10	PT5D	Back-Back	6179	65	0.900	B3-U0-G1	ANP SW8FT18E065LDS7330K-41 / MOUNTED TO PA1000-3-2-N/A-4-S-99 / BD4SQS12.188- SBD0CFW-N/A-99 / OPTICAL HT APPROX 14.795FT AFG

Calculation Summary						
Label	Grid Height	Avg	Max	Min	Avg/Min	Max/Min
OVERALL SITE	0	0.25	24.6	0.0	N.A.	N.A.
PARKING & DRIVE LANES	0	1.62	24.6	0.2	8.10	123.00

GENERAL DISCLAIMER:

Calculations have been performed according to IES standards and good practice. Some differences between measured values and calculated results may occur due to tolerances in calculation methods, testing procedures, component performance, measurement techniques and field conditions such as voltage and temperature variations. Input data used to generate the attached calculations such as room dimensions, reflectances, furniture and architectural elements significantly affect the lighting calculations. If the real environment conditions do not match the input data, differences will occur between measured values and calculated values.

* LLF Determined Using Current Published Lamp Data

NOTE TO REVIEWER:

Total Light Loss Factor (LLF) applied at time of design is determined by applying the Lamp Lumen Depreciation (LLD) from current lamp manufacturer's catalog, a Luminaire Dirt Depreciation Factor (LDD) based on IES recommended values, and a Ballast Factor (BF) from current ballast specification sheets. Application of an incorrect Light Loss Factor (LLF) will result in forecasts of performance that will not accurately depict actual results.

For proper comparison of photometric layouts, it is essential that you insist all designers use correct Light Loss Factors.



20-30 BEAVER ROAD, WETHERSFIELD, CT 06109
TELEPHONE 860.632.8766 / WWW.APEXLTG.COM

PROJECT TITLE:

AMS YORKTOWN
800 EAST MAIN ST
YORKTOWN, NY

DRAWING TITLE:

SITE LIGHTING
PHOTOMETRIC CALCULATION

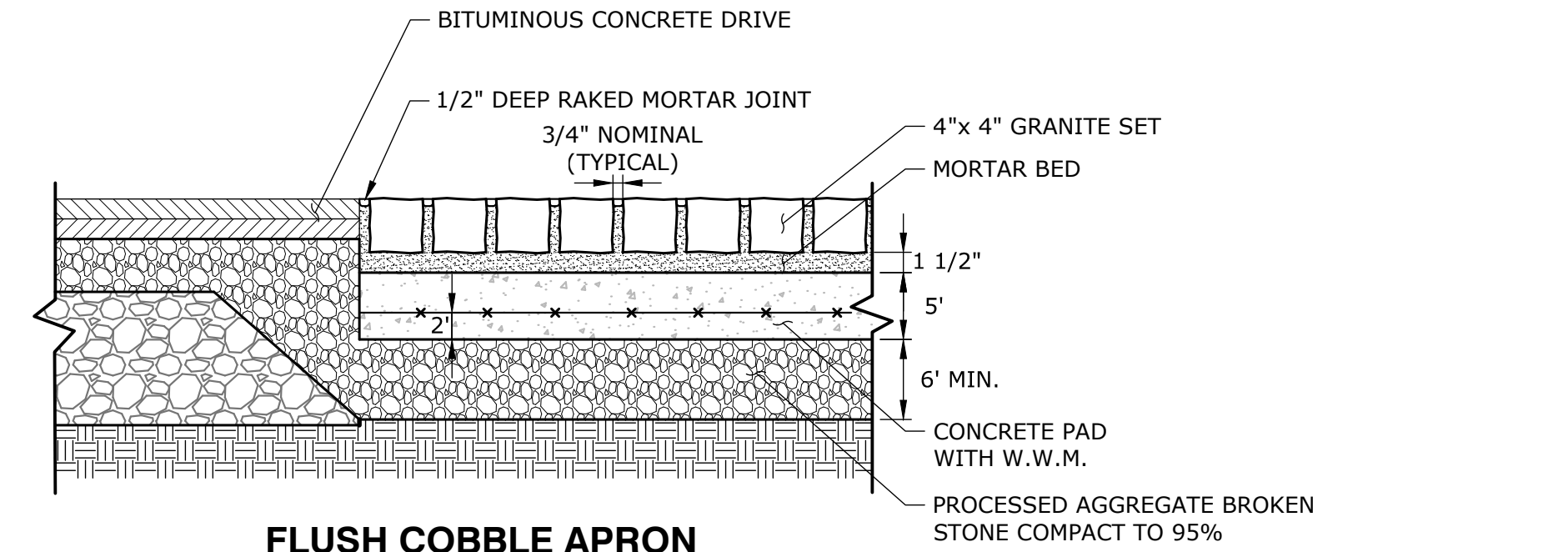
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DATE: 6/17/25

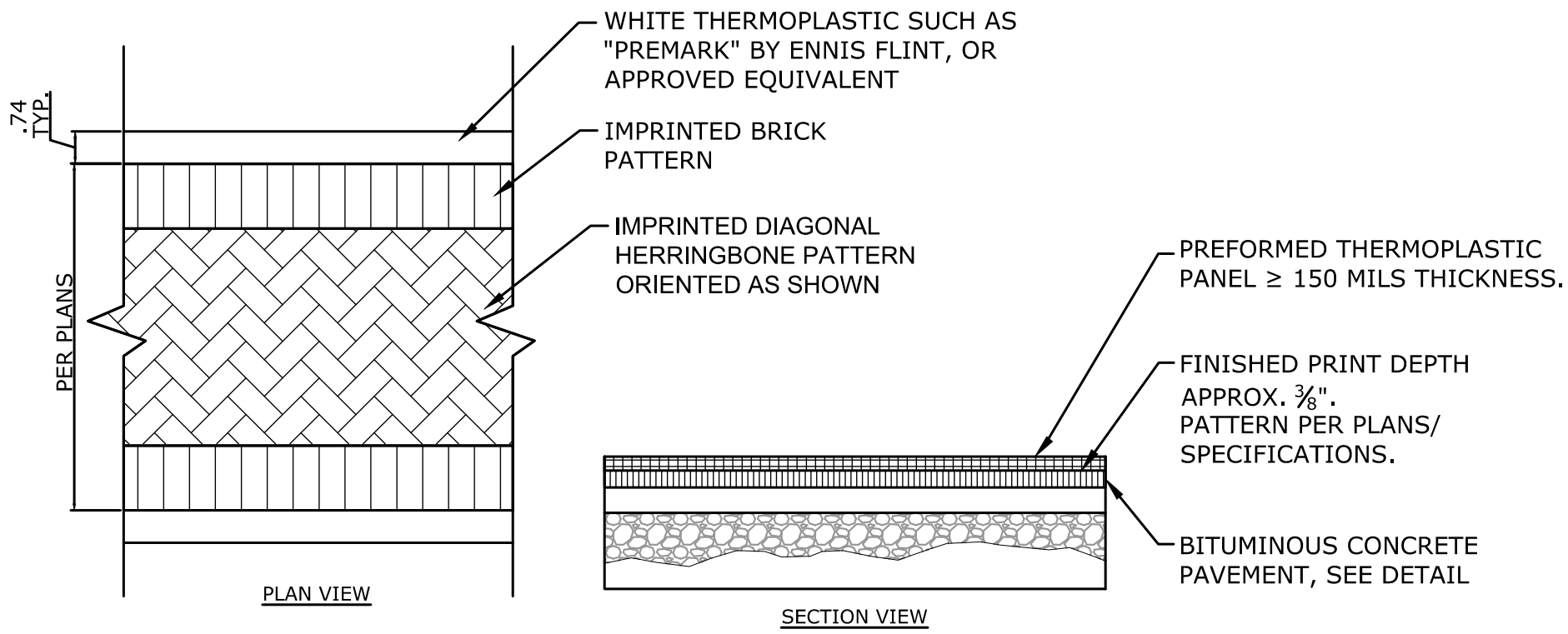
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SHEET:

SL-1A

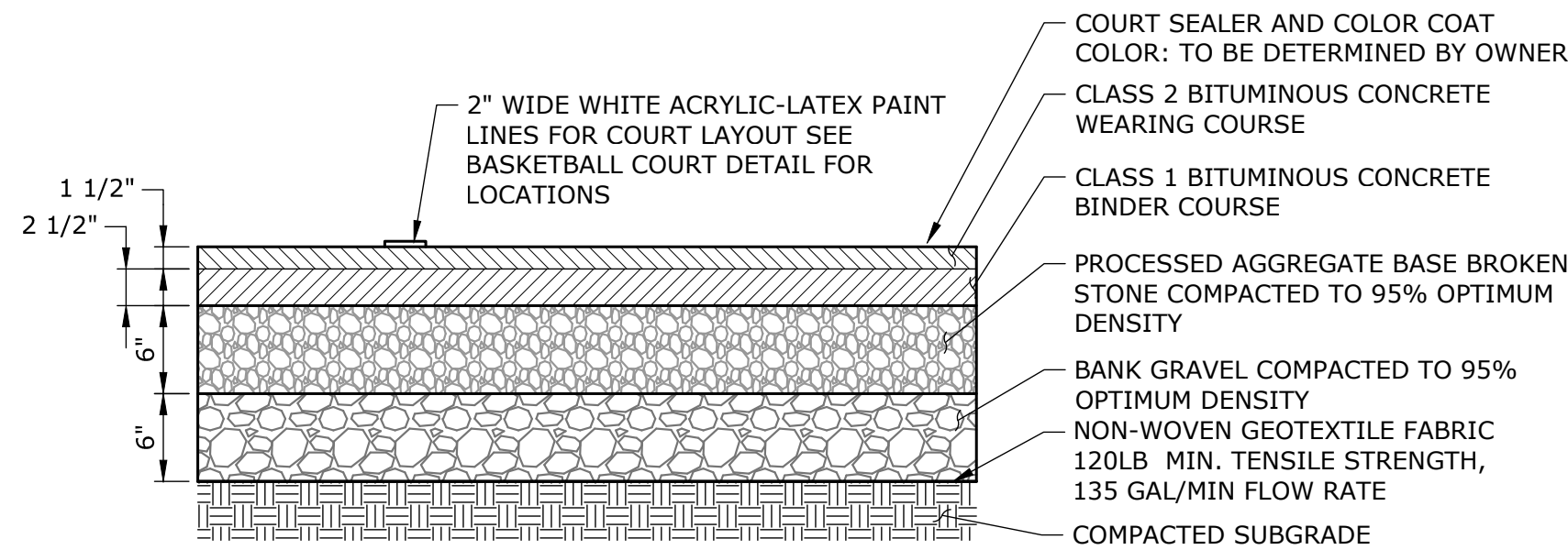


FLUSH COBBLE APRON
NOT TO SCALE

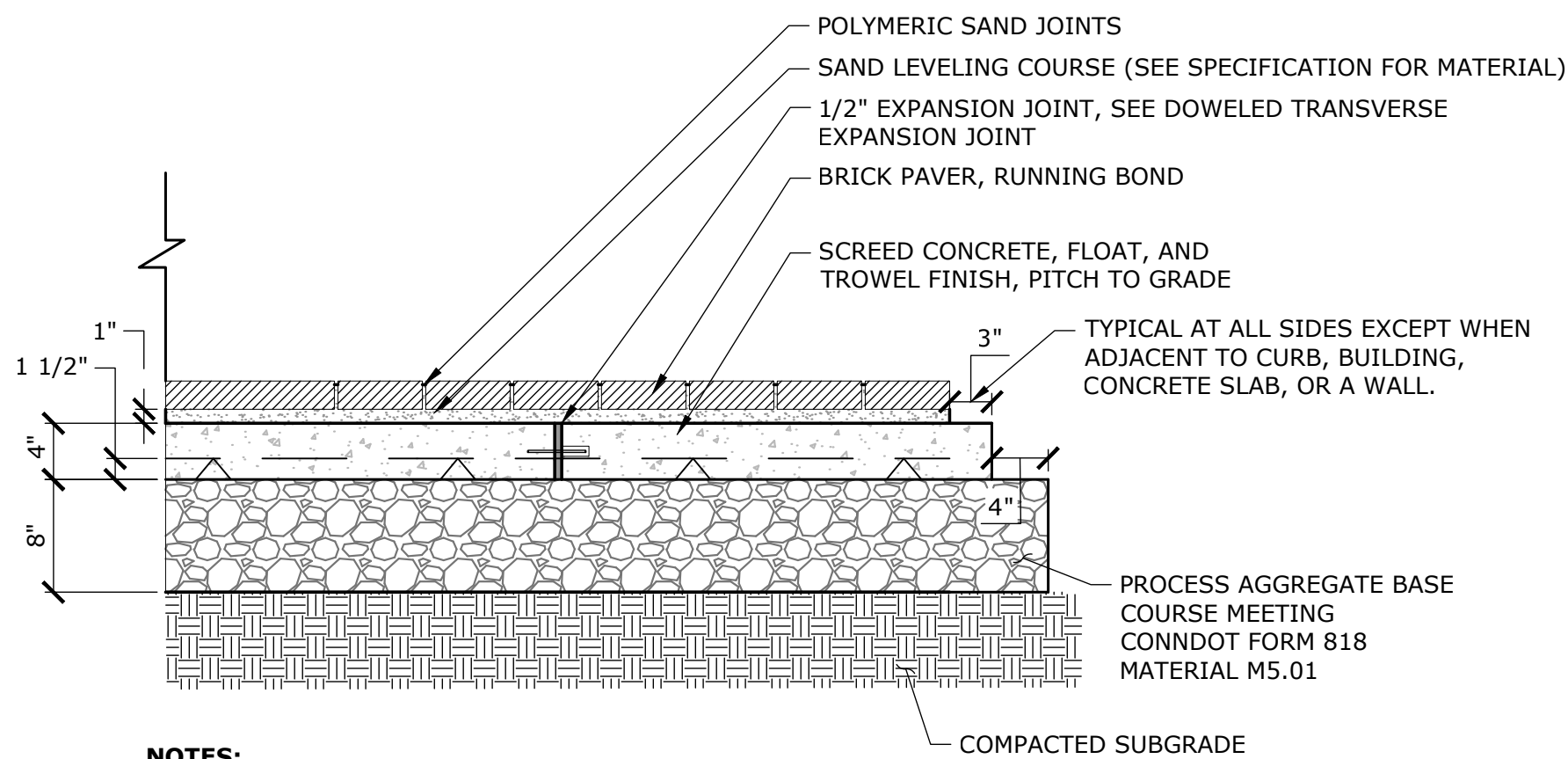


- NOTE:
1. SURFACE TO BE INSTALLED OVER NEWLY INSTALLED BITUMINOUS CONCRETE. REFER TO MANUFACTURERS RECOMMENDATIONS FOR BITUMINOUS CONCRETE CURING PERIOD BEFORE INSTALLING SURFACE THERMOPLASTIC MARKING TREATMENTS.
 2. CONTRACTOR TO PROVIDE COLOR SAMPLES FOR APPROVAL

DECORATIVE BITUMINOUS DRIVE AND CROSSWALK
NOT TO SCALE



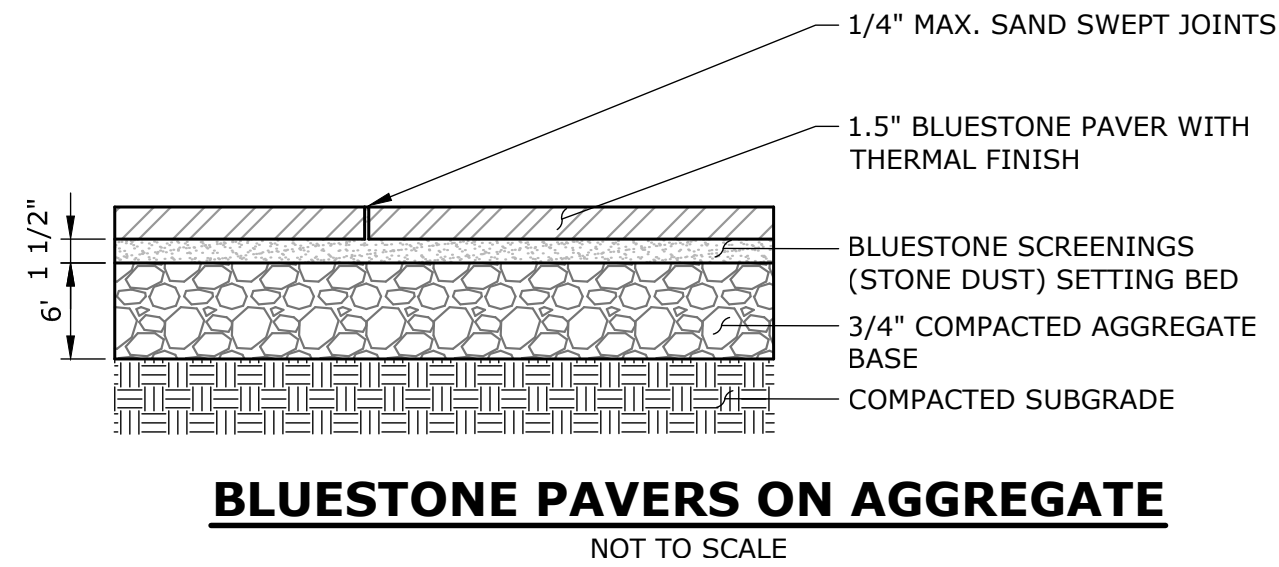
SPORT COURT SURFACE
NOT TO SCALE



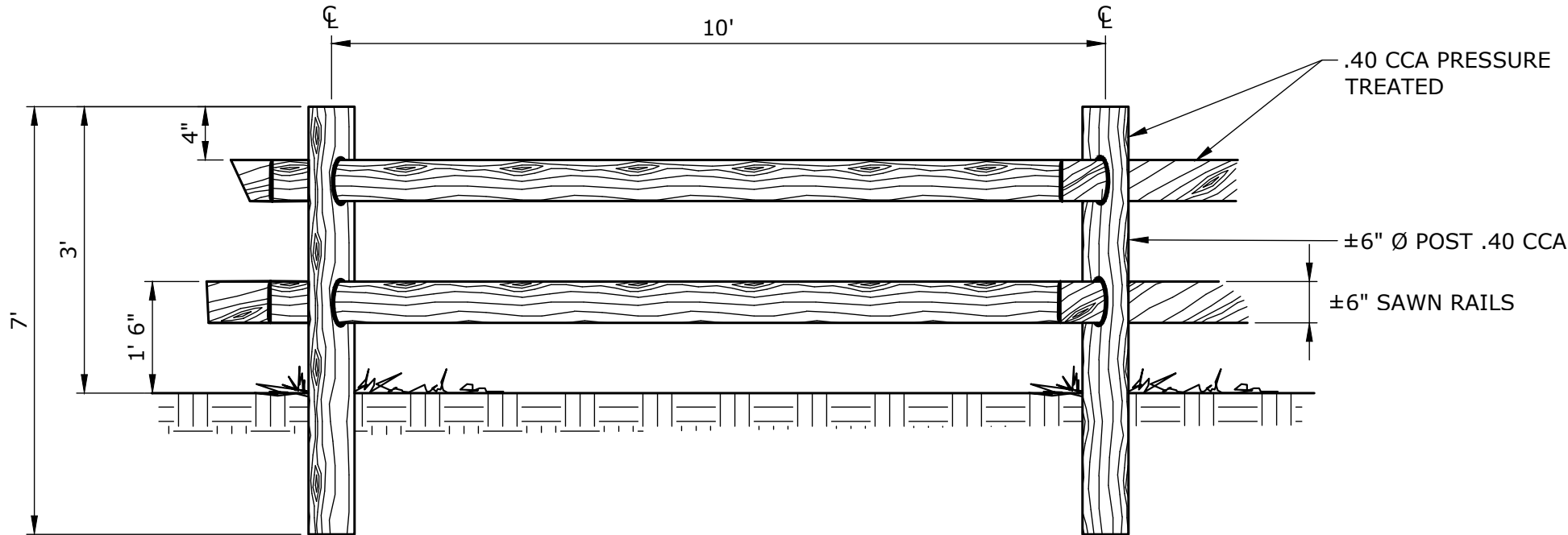
NOTES:

1. BRICK PAVERS SHALL BE AS SPECIFIED.
2. EXPANSION JOINTS IN CONCRETE BASE SHALL BE 20' O.C. OR 144 S.F. MAX.
3. CONCRETE BASE SHALL BE SCREEDED WITH A FLOAT FINISH, TROWELED, AND PITCHED TO GRADE.
4. TO BE ACCEPTED, PAVERS SHALL BE INSTALLED IN SUCH A MANNER THAT:
 - 4.1. THE PAVER WALKING SURFACES ARE WITHIN 1/8" OF EACH OTHER AND ADJACENT FINISHED SURFACES (I.E. GRANITE CURB AND CONC. WALK)
 - 4.2. THE PAVERS HAVE NO JOINTS GREATER THAN 1/16"
 - 4.3. SAND SWEEP BETWEEN JOINTS IS VIBRATED AND WITHIN 3/16" OF THE PAVER WALKING SURFACE
 - 4.4. NO PAVER IS CRACKED OR BROKEN
 - 4.5. PAVERS ARE VIBRATED IN PLACE, SECURED WITH POLYMERIC SAND IN JOINTS HARDENED.
5. CONTRACTOR SHALL CONSTRUCT A PAVER SAMPLE PATTERN FOR EACH PATTERN AS SPECIFIED AND APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO AUTHORIZATION TO INSTALL PAVERS.

BRICK ON CONCRETE SLAB
NOT TO SCALE



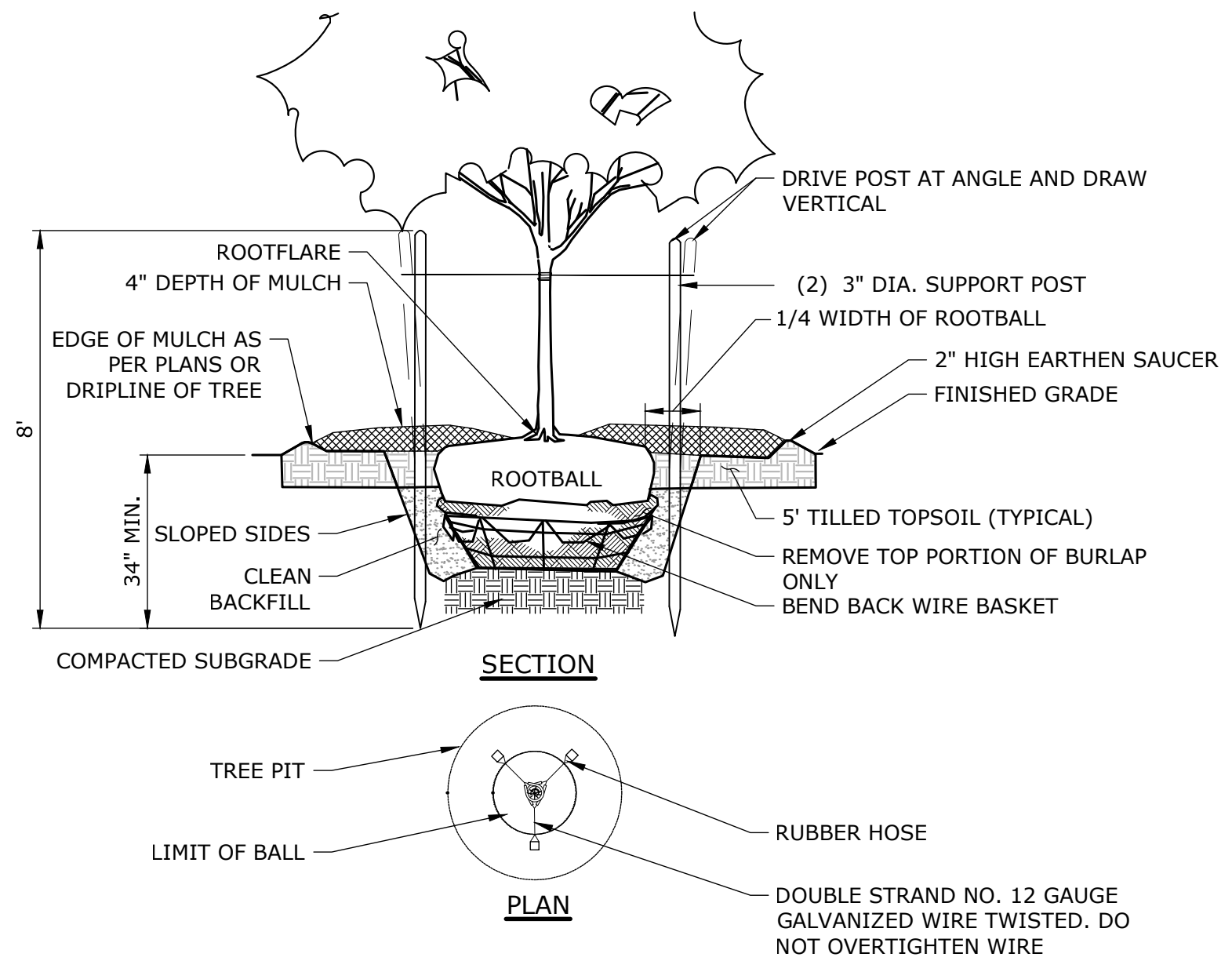
BLUESTONE PAVERS ON AGGREGATE
NOT TO SCALE



SPLIT RAIL WOOD FENCE
NOT TO SCALE



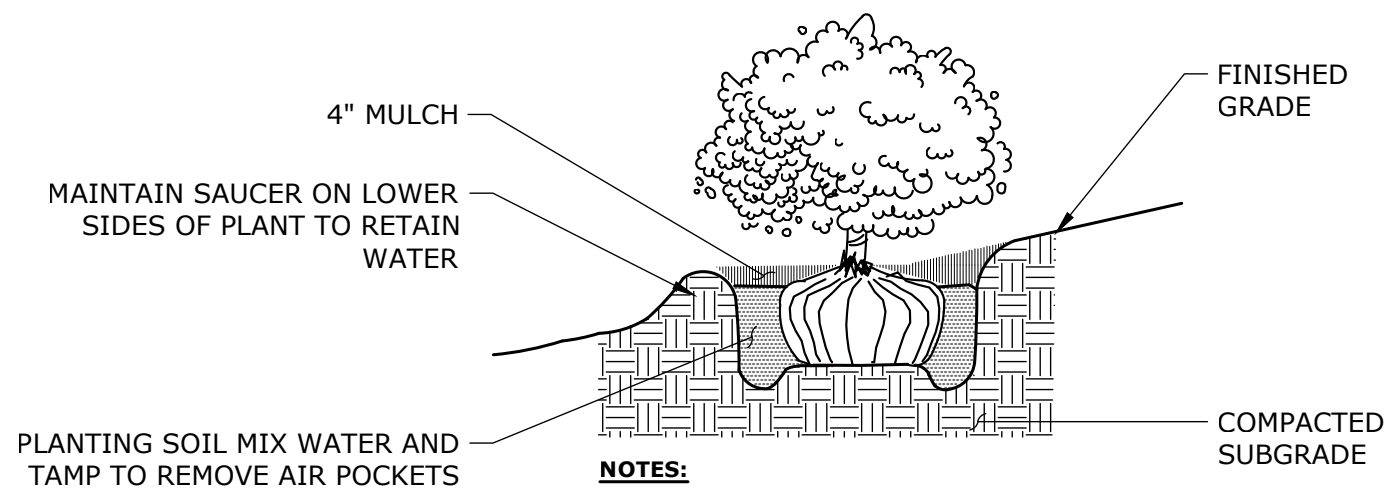
DECORATIVE 'X' PANEL WOOD FENCE



NOTE:

1. SUPPORT STAKES SHALL BE REMOVED BY THE CONTRACTOR ONE YEAR AFTER INSTALLATION.

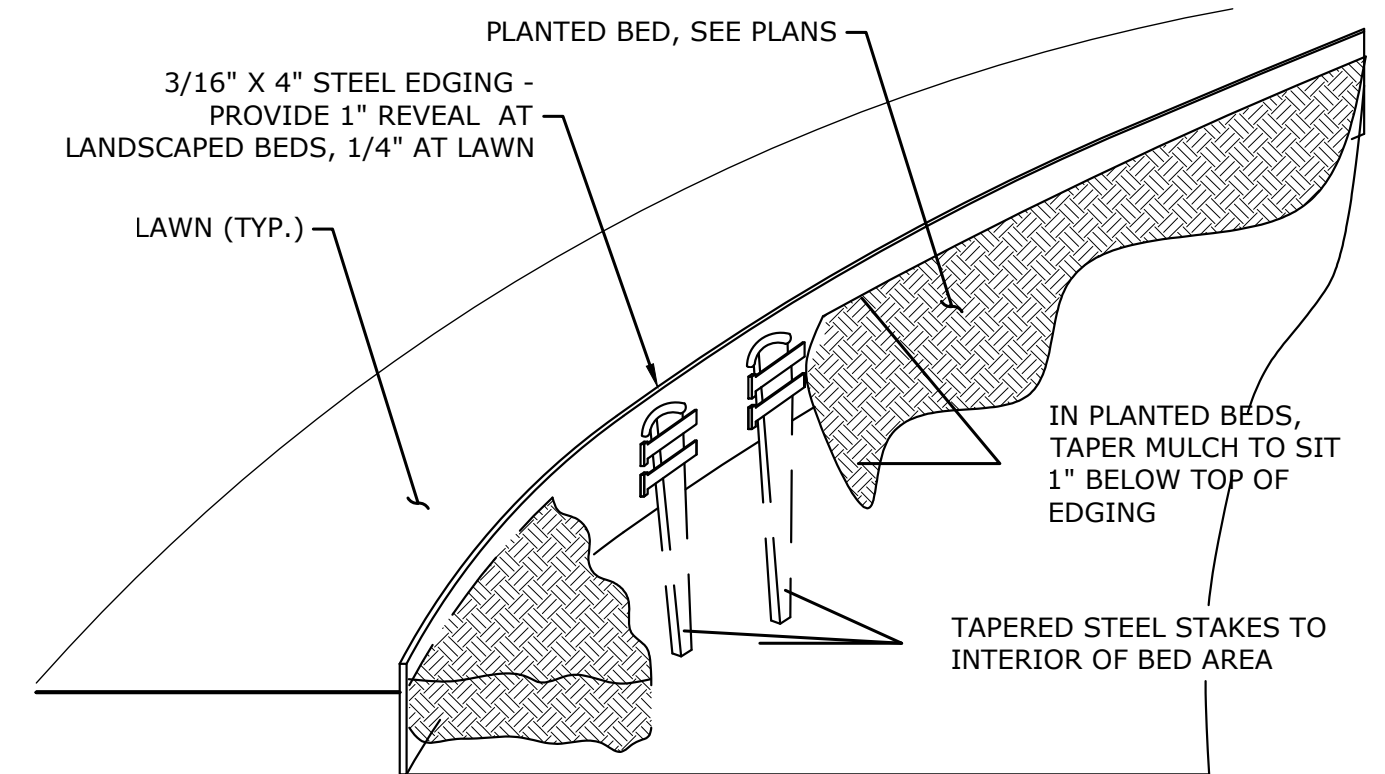
TREE PLANTING
NOT TO SCALE



NOTES:

1. UNLESS OTHERWISE DIRECTED SHREDDED MULCH SHALL BE PLACED TO A LIMIT OF ONE FOOT BEYOND THE CENTER OF THE OUTERMOST SHRUBS IN SHRUB BED.

SHRUB PLANTING
NOT TO SCALE



NOTE:

1. 3/16" X 4" SURE - RUST STEEL EDGING AS MANUFACTURED BY SURE-LOC EDGING CORPORATION OR APPROVED EQUAL. (PH. 1-800-787-3562)
2. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

STEEL LANDSCAPE EDGING
NOT TO SCALE

#	REVISION	DATE
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SEAL

PROJECT

AMS YORKTOWN

ADDRESS

800 E. Main Street
Yorktown Heights, NY

DWG TITLE

Site Landscaping Details

JOB NO.

21543.00007

DATE

18 June, 2025

SCALE

DRAWN BY

SD

LS-2